



Connells

Croft Gardens
Akron Gate Oxley Wolverhampton

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for sale offers in excess of
£290,000



Property Description

Connells Wolverhampton are delighted to bring to the market this attractive and immaculately presented three bedroom detached family property on a popular residential estate. Benefiting from an abundance of internal space this property should be viewed in order to fully appreciate.

The property comprises of enhance hall, large family lounge with separate dining room with french doors overlooking the rear garden, family kitchen with high end appliances and downstairs wc. On the first floor there are selection of three spacious bedrooms, master en-suite shower room and family bathroom. Eternally there is courtyard style garden to front and side and good size enclosed rear garden with bin storage, driveway and garage.

The Location & Area

Situated in a prime location, Croft Gardens offers convenient access to numerous amenities including shops, pubs, medical facilities and is within close proximity to Wolverhampton City Centre, the M54 and i54 Business Park.

Entrance Hall

Double glazed door to front, stairs to first floor landing, door to downstairs wc, door to kitchen.

Lounge

16' 2" x 10' 5" (4.93m x 3.17m)

Two double glazed windows to front with feature fitted blinds,, double glazed window to side with feature fitted blinds, central heating radiator, door to entrance hall.

Dining Room

8' 4" x 11' 3" (2.54m x 3.43m)

Double glazed French doors to rear garden, double glazed widow to front central heating radiator, open to kitchen.

Modern Fitted Kitchen

17' 8" x 7' 3" (5.38m x 2.21m)

Double glazed window to side, integrated oven, hob and extractor, a range of wall and base units, roll top work surfaces, integrated fridge freezer, dishwasher, washing machine, open to dining room.

Downstairs Wc

Low flush toilet, central heating radiator, extractor fan, door to enhance hall.

First Floor Landing

Double glazed window to rear, loft access, doors to various rooms.

Bedroom One

9' 6" x 12' 11" (2.90m x 3.94m)

Two double glazed windows to front with fitted shutters, central heating radiator, fitted wardrobe, door to en-suite door to first floor landing.

En-Suite

Double glazed window to front fitted blind, shower cubicle with mixer shower, low flush toilet, pedestal sink, door to first floor landing.

Bedroom Two

8' 8" x 10' 5" (2.64m x 3.17m)

Two double glazed windows to front, double glazed window to side, fitted shutters, central heating radiator, fitted wardrobe, door to first floor landing.

Bedroom Three

6' 8" x 7' 3" (2.03m x 2.21m)

Double glazed windows to side, central heating radiator, door to first floor landing.

Family Bathroom

Double glazed window to side, low flush toilet, panelled bath, pedestal sink, central heating radiator, extractor fan, door to first floor landing.

Garage

Up and over door to front with tarmac driveway.

Outside Rear

Enclosed walled rear garden, bin store, lawned area, paved entertainment patio area, side gated access.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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 WOLVERHAMPTON WV1 4EX

EPC Rating: B Council Tax
 Band: D

Tenure: Freehold

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